



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

July 18, 2016

TO: Hearing Officer

FROM: Steven Jones
Land Divisions Section

SUBJECT: Project No. 03-382 – (5)
Tentative Tract Map No. TR060665
Highway Plan Amendment HR03-382
Plan Amendment No. LP03-382
Zone Change No. ZC03-382
Conditional Use Permit 200600014
Oak Tree Permit No. 200600007
Environmental Assessment No. IS03-382
Environmental Assessment No. 200600014
HO Meeting: July 19, 2016
Agenda Item: 13

Project No. 03-382 – (5) is an item to discuss denial due to inactivity of an application for a request to create 10 multi-family residence lots developed with 111 single-family residence detached condominium units, open space lots, oil well sites lots and facilities lots, to amend the Highway Plan to eliminate Del Valle Road and realign Hasley Canyon Road, to amend the Santa Clarita Valley Area Plan to change from HM (Hillside Management) to U1 (Urban – 1.1 to 3.3 dwelling units per acre), amend the Castaic CSD to change area-specific boundary from Hasley Canyon to Val Verde and remove significant ridgeline designation, a request to change from zone A-2-2 (Heavy Agricultural – 2 Acre Minimum Required Lot Area) to A-1-10,000 (Light Agricultural – 10,000 Square Feet Minimum Required Area), to authorize grading and development on property that contains area with natural slope of 25 percent or more in a hillside management area and under the 1990 Santa Clarita Valley Plan, and a request to authorize the removal of 27 oak trees, including one heritage oak. This project is located at Del Valle Road south of Hasley Canyon Road, Val Verde in the Newhall Zoned District.

In previous communication, staff indicated that the project was scheduled for denial on August 13, 2012 and the item was taken off of calendar. This date was incorrect. The project was scheduled for denial and taken off of the January 15, 2013 calendar. A time extension was granted at that time for continued processing.

Since staff had not received the requested information or materials to enable further project evaluation since April, 2007, the project was scheduled for denial. The applicant filed third revisions to the map on July 13, 2016, within the required time to contact staff.

Staff recommends removing the item from the calendar in order to continue processing the project.

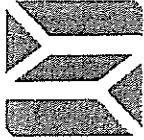
If you need further information, please contact Steven Jones at (213) 974-6433 or sdjones@planning.lacounty.gov. Department office hours are Monday through Thursday from 7:00 a.m. to 6:00 p.m. The Department is closed on Fridays.

SUGGESTED MOTION:

I, THE HEARING OFFICER, MOVE THAT TENTATIVE TRACT MAP TR060665, HIGHWAY REALIGNMENT 03-382, PLAN AMENDMENT LP03-382, ZONE CHANGE ZC03-382, CONDITIONAL USE PERMIT 200600014 AND OAK TREE PERMIT 200600007, BE TAKEN OFF CALENDAR.

KKS:SDJ

MEMO
3rd REVISION
TR060665



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MEMORANDUM

TO: Kim Szalay VIA
FROM: Matt Benveniste
DATE: 7/11/16
SUBJECT: TT 60665
W.O.: 5109-018

On behalf of our client, Don Clem representing Saugus Properties, we are submitting a revised tentative map as a 3rd revision. The changes from the 2nd revision are as Follows:

1. Update the L.A. County General Plan information to reflect the current OVOV redesignating the southerly 40 acres from non-urban to urban.
2. Reconfigure the northerly 40 +/- acres to create additional open space area.
3. Modify the Del Valle Road street radius to 700 feet.
4. Show 2 proposed tank site locations along the southerly tract boundary.
5. Add the recently purchased 10 acre site immediately to the west.
6. Show the configuration of the proposed lot line adjustment from a 2 acre site (oil well location) from APN 43247-032-010 and 3247-032-040.
7. Exclude parcel APN 3247-032-041.
8. Create an oak woodland area.
9. Show sewer line from Trotters Lane southerly to Del Valle Road.
10. Show revised trail system.
11. Remove street connection to expired TT 66190.
12. Reduce the grading from 2.25 MCY to 550,000 CY.

13. Remove condominium note.
14. Remove easterly 33 +/- acres (APN 3247-032-040) and show as NAP
15. Remove gaited streets
16. Show alternative connections from Del Valle Road to Hasley Canyon Road.
17. Show current property owner.